

UNOFFICIAL COPY



Chicago Title Insurance Company

96683749

**WARRANTY DEED
ILLINOIS STATUTORY
TENANTS BY THE ENTIRETY**

DEPT-01 RECORDING \$25.50
T40014 TRAN 8353 09/06/96 14:48:00
44412 SK *96-683749
COOK COUNTY RECORDER

THE GRANTOR(S) Joseph A. Licari, Jr., single and Vladimir Novakovic, single of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration to them in hand paid, CONVEY(S) and WARRANT(S) to Fassil Denissie and Sandra Jackson (GRANTEE'S ADDRESS) 7523 N. Claremont, Unit 2-N, Chicago, Illinois 60645

25.50
014

of the County of Cook, husband and wife, not as joint tenants or tenants in common but as tenants by the entirety, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

THIS IS NOT HOMESTEAD PROPERTY.

SUBJECT TO: see attached.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as husband and wife, not as joint tenants or tenants in common but as tenants by the entirety forever.

Permanent Real Estate Index Number(s): 11-30-301-020-0000

4497803
70/2

Address(es) of Real Estate: 7523 N. Claremont, Unit 2-N, Chicago, Illinois 60645

Dated this 30th day of August, 1996

96683749
CIT

Joseph A. Licari, Jr.
Vladimir Novakovic

UNOFFICIAL COPY

Property of Cook County Clerk's Office

96585749

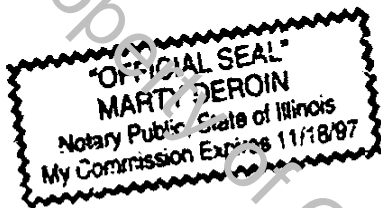
UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Joseph A. Licari, Jr., single and Vladimir Novakovic, single

personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 30th day of August, 1996

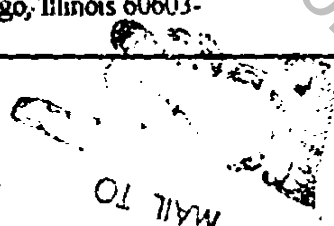



(Notary Public)

Prepared By: Marty DeRoin
122 South Michigan Avenue, Suite 1800
Chicago, Illinois 60603-

Mail To:
William Miceli, Esq.
14 W. Erie Street
Chicago, Illinois 60610

Name & Address of Taxpayer:
Fassil Demissie
7523 N. Claremont, Unit 2-N
Chicago, Illinois 60645



Cook County Clerk's Office

9668749

UNOFFICIAL COPY

Property of Cook County Clerk's Office

96655749

UNOFFICIAL COPY

LEGAL DESCRIPTION RIDER

UNIT 2-N AND P-1 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN CONDOMINIUMS OF CLAREMONT CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 96310763 IN THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The tenant of the subject unit either waived or failed to exercise the option to purchase the subject unit, or the tenant did not have an option to purchase the unit.

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the subject unit described herein, the rights and easements for the benefit of said unit set forth in the Declaration of Condominium; and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining land described therein.

This deed is subject to all rights, easements, covenants, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

Subject to: covenants, conditions and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 1995 and subsequent years; purchaser's mortgage.

96083749

UNOFFICIAL COPY

Property of Cook County Clerk's Office

96082749